

# IPS Results Summary

## East Superior IPS

### East Superior: Building Types

#### Slide #1



Highest  
Rated



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

### East Superior: Building Types

#### Slide #2



- Position on lot is awkward



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

# IPS Results Summary

## East Superior IPS

### East Superior: Building Types

#### Slide #3



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

### East Superior: Building Types

#### Slide #4



3rd Lowest  
Rated



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

# IPS Results Summary

## East Superior IPS

### East Superior: Building Types

#### Slide #5

Lowest  
Rated



2nd High-  
est Rated

- Too tall, junky architecture
- Like appearance- looks like house. Greenspace and trees



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

### East Superior: Building Types

#### Slide #6



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

# IPS Results Summary

## East Superior IPS

### East Superior: Building Types

#### Slide #7



5th Lowest  
Rated

- Boxy, dull, landscape, industrial looking, not pedestrian friendly



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

### East Superior: Building Types

#### Slide #8



**FARR ASSOCIATES**  
Architecture | Planning | Preservation



# IPS Results Summary

## East Superior IPS

### East Superior: Building Types

#### Slide #9

3rd Highest  
Rated



- Mixed use; big windows



**FARR ASSOCIATES**  
Architecture | Planning | Preservation



- Too big for lot
- Windows too small

2nd Lowest  
Rated

### East Superior: Building Types

#### Slide #10



**FARR ASSOCIATES**  
Architecture | Planning | Preservation



- Nice for office
- Interesting architectural detail, street lights and trees
- “Old design” looks new

# IPS Results Summary

## East Superior IPS

4th Highest  
Rated

### East Superior: Building Types

#### Slide #11



- Adaptive reuse, good setback
- Residential scale



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

### East Superior: Building Types

#### Slide #12



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

# IPS Results Summary

## East Superior IPS

### East Superior: Building Types

#### Slide #13



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

### East Superior: Building Types

#### Slide #14



- No sidewalk, ugly signage



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

4th Lowest  
Rated

# IPS Results Summary

## East Superior IPS

### East Superior: Building Types

#### Slide #15

5th Highest  
Rated



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

- Diagonal parking makes it easier to unload kids, nice trees and awnings.
- Dual usage.
- 3 stories is too high.
- Diagonal parking is harder.
- 3 stories is more appropriate toward 60th.
- Too much mass.



# IPS Results Summary

## East Superior IPS

### East Superior: Street Elements

#### Slide #16

2nd Highest  
Rated



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

### East Superior: Street Elements

#### Slide #17



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

# IPS Results Summary

## East Superior IPS

### East Superior: Street Elements

#### Slide #18



**FARR ASSOCIATES**  
Architecture | Planning | Preservation



- Nice gardens, awnings, street-lights, and signage

Highest  
Rated

### East Superior: Street Elements

#### Slide #19



- Too narrow, tall sign



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

3rd Lowest  
Rated

# IPS Results Summary

## East Superior IPS

### East Superior: Street Elements

#### Slide #20



2nd Lowest  
Rated



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

### East Superior: Street Elements

#### Slide #21



**FARR ASSOCIATES**  
Architecture | Planning | Preservation



# IPS Results Summary

## East Superior IPS

### East Superior: Street Elements

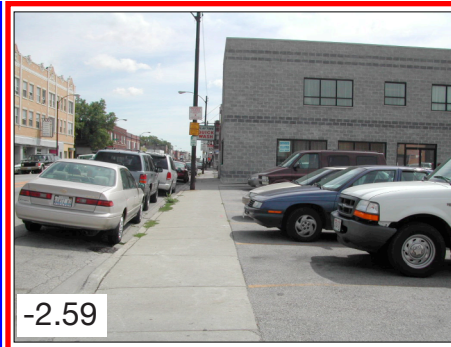
#### Slide #22



**FARR ASSOCIATES**  
Architecture | Planning | Preservation

### East Superior: Street Elements

#### Slide #23



3rd Highest  
Rated

Lowest  
Rated



**FARR ASSOCIATES**  
Architecture | Planning | Preservation